

File No: 04-715

JUN 21 11 48 AM '04

Prepared By & Return To:
Bridgforth & Buntin
P. O. Box 241
Southaven, MS
(662) 393-4450

BK 474 PG 758
NOT. DAVID OH. CLK.

WARRANTY DEED

THELMA HIGHTOWER JENKINS

GRANTOR(S)

TO

BARRY W. BRIDGFORTH FAMILY, LP, ET AL

GRANTEE(S)

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good, and valuable considerations, the receipt of all of which is hereby acknowledged, THELMA HIGHTOWER JENKINS, does hereby sell, convey and warrant unto BARRY W. BRIDGFORTH FAMILY LP, DAVID BRIDGFORTH FAMILY, LP, DUDLEY BRIDGFORTH FAMILY LP and MARGARET B. SANFORD FAMILY LP the land lying and being situated in DeSoto County, Mississippi, described as follows, to-wit:

SEE EXHIBIT "A"

The warranty in this deed is subject to rights of way and easements for public roads and public utilities, subdivision and zoning regulations in effect; and further subject to all applicable building restrictions and the restrictive covenants of record.

Taxes for the current year to be paid by Grantees.

Possession is to be given with deed.

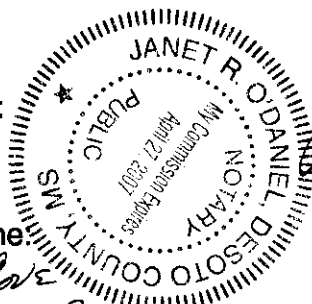
WITNESS my signature this the 15th day of June, 2004.



THELMA HIGHTOWER JENKINS

STATE OF MISSISSIPPI
COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority in and for said County and State, on this 15th day of June, 2004 within my jurisdiction, the within named THELMA HIGHTOWER JENKINS, who acknowledged that she executed the above and foregoing instrument.

My Commission expires:




NOTARY PUBLIC

Grantor Address & Phone:

4457 Zuckertown Cove
Memphis TN 38109
Home: 901-789-1220
Work: N/A

Grantee Address & Phone:

1607 State Line Rd. W.
Southaven, MS 38671
Work: 662-393-4450
Home: N/A

EXHIBIT "A"

The east 25 acres of the south 50 acres of the northeast quarter of Section 1, Township 2, Range 7 West, less and except the following 3 tracts:

TRACT 1

Begin at the southeast corner of the east 25 acres of the south 50 acres of the northeast quarter of Section 1, Township 2, Range 7 West, which point is on the west boundary line of the Old Public Road, known as the Old Stone Road and Stateline Road, thence run in a northerly direction for a distance of 150 feet to a point, thence run in a westerly direction a distance of 400 feet to a point, thence a southerly direction and parallel to said Public Road a distance of 150 feet to a point, thence run 400 feet in an easterly direction to a point of beginning, on west boundary of said Public Road, said lot being 150 feet by 400 feet and the same being part of the land conveyed to Mack Hightower by deed recorded in Book 45, Page 445, DeSoto County, Mississippi; being the same property conveyed by Mack Hightower and Lucille Hightower to George Hightower and Geraldine Hightower in Book 51, Page 290.

TRACT 2

12 acres in the Northeast Quarter of Section 1, Township 2, Range 7 West, DeSoto County, Mississippi, described as BEGINNING at an iron pin in the south line of the Northeast Quarter of Section 1, Township 2, Range 7 West, said pin being 686.4 feet west of the southeast corner of said Northeast Quarter Section; thence south $84^{\circ} 30'$ west along south line of said Quarter Section, 633.6 feet to an iron pin; thence north $5^{\circ} 30'$ west along the east line of the Moody tract 825 feet to an iron pin; thence north $84^{\circ} 30'$ east along the south line of the Whitten tract 633.6 feet to an iron pin; thence south $5^{\circ} 30'$ west, 825.0 feet to the point of BEGINNING and containing 12.0 acres, more or less, as per survey by J. E. Lauderdale, civil engineer, dated December 27, 1967.

Further less and except the 12 acre tract conveyed by Mack Hightower and Lucille Hightower to D. B. Bridgforth and Rowerline Bridgforth in Deed Book 73, Page 249 in the office of the Chancery Court Clerk of DeSoto County, Mississippi

TRACT 3

Part of the northeast quarter of Section 1, Township 2, Range 7 West, Described as BEGINNING at an iron pin in the south line Northeast quarter Section 1, Township 2, Range 7 West, said pin being 333.4 feet west of southeast corner said quarter section; thence south $84^{\circ} 30'$ West along said south line 353.0 feet to an iron pin at southeast corner of the Bridgforth 12 acre tract; thence north $5^{\circ} 30'$ West along east line said Bridgforth tract 825.0 feet to an iron pin at the northeast corner; thence north $84^{\circ} 30'$ East along south line of the Whitten tract 686.4 feet to an iron pin in East line said Section 1; thence south $5^{\circ} 30'$ East along said Section line 171.8 feet to an iron pin; thence south $84^{\circ} 30'$ West 333.4 feet to an iron pin; thence south $5^{\circ} 30'$ East 653.2 feet to the point of beginning and containing 8.0 acres, more or less. All bearings are magnetic.

Further, less and except the 8 acres of property conveyed by Mack Hightower and Lucille Hightower to D. B. Bridgforth, Jr., et al, in Deed Book 81, Page 54 in the office of the Chancery Court Clerk of DeSoto County, Mississippi.